

Prepared by and return to:

David F. Delgado, Attorney

DELGADO LAW FIRM, PLLC

5779 Getwell Road, Bldg. D, Suite 5

Southaven, MS 38672

662-536-2120

MS Bar No. 99983

11-10-0095

Address of Grantor:

961 Charter Oaks
Southaven MS 38671

Residence Phone: 901-262-0326

Business Phone: n/a

Address of Grantee:

5330 Star Landing Rd.

Lake Cormorant, MS 38641

Residence Phone: 901-517-9935

Business Phone: n/a

Indexing Instructions: Lot 5, Virginia's Acres Subdivision, located in Section 18, Township 2 South, Range 8 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 60, Page 5, in the Chancery Clerk's Office of DeSoto County, Mississippi.

WARRANTY DEED

**ROBERT E. HARDIN and wife,
JENNIFER K. HARDIN**

GRANTORS

TO

**TOBY S. WILSON,
A Married Person,**

GRANTEE

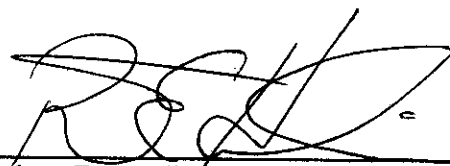
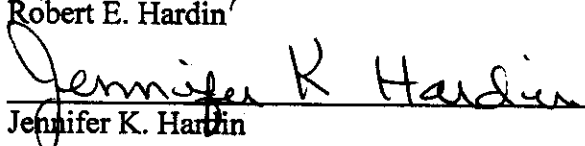
FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00), cash in hand paid by the Grantees to the Grantors, and other good and valuable considerations, the receipt and sufficiency of all of which is hereby acknowledged, **ROBERT E. HARDIN and wife, JENNIFER K. HARDIN**, do hereby grant, bargain, sell, convey and warrant unto **TOBY S. WILSON, A Married Person**, in fee simple the land lying and being situated in DeSoto County, Mississippi, more particularly described as follows, to-wit:

Lot 5, Virginia's Acres Subdivision, located in Section 18, Township 2 South, Range 8 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 60, Page 5, in the Chancery Clerk's Office of DeSoto County, Mississippi., together with the improvements, hereditaments and appurtenances thereunto belonging.

Title to the above described property is vested in Robert E. Hardin. Jennifer K. Hardin, wife of Robert E. Hardin, for the consideration expressed herein, joins herein for the purpose of granting, bargaining, selling, conveying, and confirming, and does hereby grant, bargain, sell, convey, and confirm unto the party of the second part, their heirs and assigns, all rights, claims and interest of every kind, character, and description whatsoever which he may now have or hereafter may acquire, but the said Jennifer K. Hardin does not join herein in the covenants and warranties of this indenture.

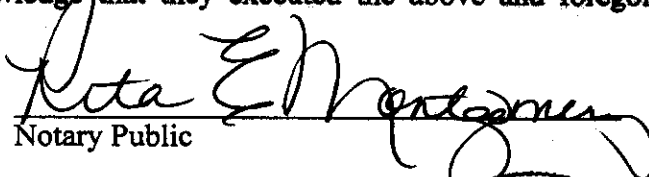
TO HAVE AND TO HOLD unto the Grantees, their heirs and assigns, in fee simple forever, and free from all liens and encumbrances except for the following: subdivision and zoning regulations in effect in DeSoto County, Mississippi, to rights of way and easements for public roads and public utilities, and to the restrictive covenants of record for said subdivision. Taxes for the year of 2012 will be paid by the Grantee when due. Possession is to be given upon delivery of the deed.

WITNESS our signatures this the 16th day of December, 2011.


Robert E. Hardin

Jennifer K. Hardin

**STATE OF MISSISSIPPI
COUNTY OF DESOTO**

Personally appeared before me, the undersigned authority in and for said State and County, on this the 16th day of December, 2011, within my jurisdiction the within named Robert E. Hardin and Jennifer K. Hardin, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) who acknowledge that they executed the above and foregoing instrument.


Notary Public

My Commission Expires: 7-28-13

